

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Santa Barbara County Consortium

State: CA

PJ's Total HOME Allocation Received: \$22,076,522

PJ's Size Grouping*: B

PJ Since (FY): 1995

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: 92				
% of Funds Committed	91.96 %	93.35 %	54	93.41 %	37		34
% of Funds Disbursed	77.18 %	85.12 %	73	84.68 %	11		15
Leveraging Ratio for Rental Activities	6.17	5.84	1	4.72	100		100
% of Completed Rental Disbursements to All Rental Commitments***	82.92 %	72.98 %	36	80.76 %	28		27
% of Completed CHDO Disbursements to All CHDO Reservations***	51.56 %	61.88 %	54	68.18 %	18		21
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	80.95 %	77.72 %	50	80.32 %	41		41
% of 0-30% AMI Renters to All Renters***	42.06 %	39.58 %	40	45.16 %	45		43
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	97.62 %	92.53 %	47	95.04 %	40		39
Overall Ranking:			In State: 35 / 92		Nationally: 34		39
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$46,185	\$33,130		\$26,037	252	Units	74.10 %
Homebuyer Unit	\$34,536	\$20,348		\$14,755	74	Units	21.80 %
Homeowner-Rehab Unit	\$25,617	\$27,021		\$20,487	13	Units	3.80 %
TBRA Unit	\$600	\$2,819		\$3,225	1	Units	0.30 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Santa Barbara County Consortium CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$83,020	\$142,244	\$37,662
State:*	\$131,762	\$111,680	\$27,980
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.7 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.06

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	32.8	28.4	69.2	100.0
Black/African American:	6.1	1.4	0.0	0.0
Asian:	1.2	1.4	7.7	0.0
American Indian/Alaska Native:	0.4	1.4	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.4	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	1.6	0.0	0.0	0.0
Asian/Pacific Islander:	0.8	1.4	0.0	0.0

ETHNICITY:

Hispanic	56.7	66.2	23.1	0.0
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HOUSEHOLD SIZE:

1 Person:	32.8	8.1	53.8	0.0
2 Persons:	15.4	17.6	15.4	100.0
3 Persons:	13.0	25.7	7.7	0.0
4 Persons:	16.2	24.3	0.0	0.0
5 Persons:	13.4	13.5	15.4	0.0
6 Persons:	5.3	8.1	7.7	0.0
7 Persons:	2.4	1.4	0.0	0.0
8 or more Persons:	1.2	1.4	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	23.9	16.2	0.0	0.0
Elderly:	4.9	0.0	76.9	0.0
Related/Single Parent:	13.8	23.0	7.7	0.0
Related/Two Parent:	34.8	59.5	7.7	0.0
Other:	22.3	1.4	7.7	100.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	23.1	0.0 [#]
HOME TBRA:	0.4	
Other:	28.3	
No Assistance:	47.8	

of Section 504 Compliant Units / Completed Units Since 2001 45

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Santa Barbara County Consortium State: CA Group Rank: 34
(Percentile)
State Rank: 35 / 92 PJs Overall Rank: 39
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	82.92	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	51.56	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80.95	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	97.62	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	2.98	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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